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HYDERABAD, THURSDAY, MAY 21, 2009.

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

(I)

DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE OF THE LAND FROM RESIDENTIAL USE TO COMMERCIAL USE OF JUBILEE HILLS CO-OPERATIVE HOUSING SOCIETY, JUBILEE HILLS, HYDERABAD DISTRICT.

*[G.O.Ms. No.318, Municipal Administration & Urban Development (I),
19th May, 2009.]*

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use envisaged in the notified Zonal Development Plan for Zone-V of erstwhile MCH area, which is the same having been previously published in the Extra-ordinary issue of Andhra Pradesh Gazette No.41, Part-I, dated: 22-01-2009 as required by sub-section (3) of the said section.

VARIATION

The site in Plot Nos. 573-B-III and 573-C-III abutting Road No. 82 of Jubilee Hills in Sy.No. 403/1 (old) and 120 (New) of Shaikpet Village & Mandal, Hyderabad District to an extent of 3659.00 Sq.Mts which are given in the schedule below, which is earmarked as Residential use zone in the notified zonal development plan for zone-V of erstwhile MCH area is designated as commercial use zone under category-C only in terms of G.O.Ms.No. 766, MA&UD (I), Deptt, dated: 18-10-2007, subject to the following conditions:

1. that the applicants shall obtain prior permission from Hyderabad Metropolitan Development Authority before undertaking any development in the site under reference.

2. that the owners / applicants shall handover the areas affected under the notified roads to the local bodies at free of cost.
3. that the owners / applicants shall develop the roads free of cost as may be required by the local authority.
4. that the title and land ceiling aspects shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
5. that the above change of land use is subject to the conditions that may be applicable under the Ceiling Act.
6. that the owners/applicants are solely responsible for any misrepresentation with regard to ownership /title, Land Ceiling Clearances etc. and they will be responsible for any damage claimed by any one on account of change of land use proposed.
7. that the change of land use shall not be used as the proof of any title of the land.
8. that the Change of Land Use does not bar any public agency including Hyderabad Metropolitan Development Authority / Local Authority to acquire land for any public purpose as per Law.
9. the applicant shall obtain necessary clearance from Heritage conservation committee before undertaking any developmental activity in the site u/r.
10. that the owner/applicant before undertaking developmental activity in the site u/r existing buildings should be demolished.
11. the applicant shall pay impact fee of 3 times the rate prescribed for category-C roads under G.O.Ms.No. 766, MA&UD (I), Deptt, dated: 18-10-2007 to GHMC at the time of obtaining building permission.

SCHEDULE OF BOUNDARIES

North : 120'-0" wide Road No. 82 of Jubilee Hills.

South : 30'-0" wide Road.

East : Plot No. 573-D-III of Jubilee Hills Co-op. Housing Society.

West : Plot No. 573-A-III of Jubilee Hills Co-op. Housing Society.

Dr. C.V.S.K. SARMA,
Principal Secretary to Government.

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